

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19		ROCKAWAY LN, ARLINGTON

OWNERSHIP

Unit #: 19

Owner 1:	THAPALIYA KAMAL
Owner 2:	
Owner 3:	

Street 1: 19 ROCKAWAY LN

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: ASHWAY JUDITH A -

Owner 2: -

Street 1: 19 ROCKAWAY LN

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1963, having primarily Vinyl Exterior and 1255 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7703												G7	1.			

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct	
102		0.000	466,400			466,400				
Total Card		0.000	466,400			466,400	Entered Lot Size			
Total Parcel		0.000	466,400			466,400	Total Land:			
Source:		Market Adj Cost		Total Value per SQ unit /Card:	371.63	/Parcel: 371.6	Land Unit Type:			

PREVIOUS ASSESSMENT

Parcel ID								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	102	FV	459,600	0	.	459,600	459,600	Year End Roll
2019	102	FV	482,700	0	.	482,700	482,700	Year End Roll
2018	102	FV	465,600	0	.	465,600	465,600	Year End Roll
2017	102	FV	368,600	0	.	368,600	368,600	Year End Roll
2016	102	FV	338,300	0	.	338,300	338,300	Year End
2015	102	FV	308,900	0	.	308,900	308,900	Year End Roll
2014	102	FV	283,700	0	.	283,700	283,700	Year End Roll
2013	102	FV	283,700	0	.	283,700	283,700	12/13/2012

SALES INFORMATION

Grantor		Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ASHWAY JUDITH A		69199-494		4/27/2017		490,000	No	No		
WEBB REBECCA,		67443-345		6/16/2016		501,000	No	No		
WEBB-CONCESSION		66686-22		1/19/2016	Convenience	100	No	No		
WEBB REBECCA S,		58627-498		3/6/2012	Convenience	1	No	No		
FRANKLIN ARLING		45416-2		6/20/2005		372,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/20/2004	785	Redo Kit	23,590					re-do bath upgrade
7/29/2004	738	Redo Kit	23,590	C		G6	GR FY06	re-do bat, upgrade
6/8/2004	527	Siding	13,125					VINYL, REROOF, REP

Date	Result	By	Name
7/31/2018	Measured	DGM	D Mann
1/5/2006	External Ins	BR	B Rossignol
6/17/2005	MLS	BR	B Rossignol
3/28/2005	Info Fm Prmt	BR	B Rossignol
3/11/2005	External Ins	BR	B Rossignol
1/13/2000	Meas/Inspect	243	PATRIOT
12/1/1981		KM	

Sign: VERIFICATION OF VISIT NOT DATA



Prior Id # 1:	51188
Prior Id # 2:	
Prior Id # 3:	
Print Date:	
Print Time:	
Last Rev Date:	12/11/20
Last Rev Time:	04:50:52
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH						
Type: 99 - Condo Conv				Full Bath: 1	Rating: Very Good													
Sty Ht: 2H - 2 & 1/2 Sty				A Bath:	Rating:													
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:													
Foundation: 1 - Concrete				A 3QBth:	Rating:													
Frame: 1 - Wood				1/2 Bath:	Rating:													
Prime Wall: 4 - Vinyl				A HBth:	Rating:													
Sec Wall:		%		OthrFix:	Rating:													
Roof Struct: 1 - Gable																		
Roof Cover: 1 - Asphalt Shgl																		
Color: YELLOW																		
View / Desir:																		
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID										
Grade: C - Average				Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1	# Units: 1								
Year Blt: 1963	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O									
Alt LUC:		Alt %:		Fpl: 1	Rating: Very Good			Other										
Jurisdct: G7		Fact: .		WSFlue:	Rating:			Upper										
Const Mod:								Lvl 2										
Lump Sum Adj:								Lvl 1										
INTERIOR INFORMATION				CONDOS INFORMATION				Lower										
Avg Ht/FL: STD				Location:				Totals	RMs: 5	BRs: 2	Baths: 1	HB						
Prim Int Wall: 2 - Plaster				Total Units:														
Sec Int Wall:		%		Floor: M - Multi-Level														
Partition: T - Typical				% Own: 2.549999952														
Prim Floors: 3 - Hardwood				Name:														
Sec Floors:		%																
Bsmnt Flr: 12 - Concrete																		
Subfloor:																		
Bsmnt Gar:																		
Electric: 3 - Typical																		
Insulation: 2 - Typical																		
Int vs Ext: S																		
Heat Fuel: 2 - Gas																		
Heat Type: 1 - Forced H/Air																		
# Heat Sys: 1																		
% Heated: 100		% AC: 100																
Solar HW: NO		Central Vac: NO																
% Com Wall		% Sprinkled:																
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:						
SPEC FEATURES/YARD ITEMS				PARCEL ID 082.A-0002-0019.0														
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
More: N	Total Yard Items:					Total Special Features:								Total:				
AssessPro Patriot Properties, Inc																		
8																		
																		